

MINUTES OF THE **REGULAR** MEETING OF THE COUNCIL OF THE CITY OF POINTE-CLAIRE, HELD AT CITY HALL, 451 SAINT-JEAN BOULEVARD, POINTE-CLAIRE, QUÉBEC, ON **TUESDAY, DECEMBER 5, 2023, AT 7:00 P.M.**, AFTER DUE NOTICE WAS TRANSMITTED ON DECEMBER 1, 2023.

**PRESENT** : Councillor Claude Cousineau, Councillor Paul Bissonnette, Councillor Kelly Thorstad-Cullen, Councillor Tara Stainforth, Councillor Cynthia Homan, Councillor Eric Stork, as well as Councillor Brent Cowan, chaired by Mayor Tim Thomas forming quorum of council.

**ABSENT** : Councillor Bruno Tremblay.

Mrs. Karina Verdon, City Manager, Mtre Caroline Thibault, City Clerk and Director of Legal Affairs, as well as Mrs. Danielle Gutierrez, Assistant City Clerk and Council Secretary, are also in attendance.

*Councillor Kelly Thorstad-Cullen, Councillor Tara Stainforth, Councillor Cynthia Homan, Councillor Eric Stork and Councillor Brent Cowan leave the room at 7:46 p.m.*

*Absence of quorum is established at 7:47 p.m. and calculation of the 30-minute time limit stipulated in Section 327 of the Cities and Towns Act.*

*Councillor Claude Cousineau and Councillor Paul Bissonnette leave the room at 7:48 p.m.*

*Councillor Claude Cousineau, Councillor Paul Bissonnette, Councillor Kelly Thorstad-Cullen, Councillor Tara Stainforth, Councillor Cynthia Homan, Councillor Eric Stork and Councillor Brent Cowan return to their seats at 7:56 pm.*

*Quorum is restored and the meeting resumes at 7:56 p.m.*

**2023-530**                      ADOPTION OF THE AGENDA

It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Paul Bissonnette, and unanimously resolved:  
TO approve the agenda without modification.

**2023-531**                      APPROVE THE MINUTES OF THE SPECIAL MEETING AND OF THE REGULAR MEETING OF NOVEMBER 7, 2023

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO approve the French and English versions of the minutes of the special meeting and the regular meeting of November 7, 2023.

**2023-532**                      QUESTION PERIOD

Questions are submitted to the members of Council by the persons indicated below:

Janet Hanna  
Patricia Boyer  
Susan Weaver  
Rau Coelho

*Councillor Eric Stork leaves his seat at 8:38 p.m.*

David Johnston

*Councillor Eric Stork regains his seat at 8:39 p.m.*

Andrew Wilkins  
Sheila Larsen

*Councillor Kelly Thorstad-Cullen leaves her seat at 9:01 p.m.*

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Ralph Stocek

*Councillor Kelly Thorstad-Cullen regains her seat at 9:04 p.m.*

*Councillor Tara Stainforth leaves her seat at 9:06 p.m.*

*Councillor Tara Stainforth regains her seat at 9:09 p.m.*

Linda De Witt

*Councillor Eric Stork leaves his seat at 9:26 p.m.*

*Councillor Eric Stork regains his seat at 9:27 p.m.*

Nasr El Dabee.

**2023-533**

**NOTICE OF MOTION OF A DRAFT BY-LAW CONCERNING THE CREATION OF A FINANCIAL ASSISTANCE PROGRAM FOR THE PROTECTION AND ENHANCEMENT OF AN ELEMENT OF BUILT CULTURAL HERITAGE**

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Councillor Claude Cousineau gives notice of motion that a draft By-law concerning the creation of a financial assistance program for the protection and enhancement of an element of built cultural heritage will be presented for adoption at a subsequent meeting of Council.

**2023-534**

**NOTICE OF MOTION AND FILING OF A DRAFT BY-LAW DECREERING A LONG TERM BORROWING AND AN EXPENDITURE OF \$ 500,000 FOR THE REPLACEMENT AND UPGRADING OF THE PUBLIC WORKS AND BUILDINGS DEPARTMENT'S FLEET OF VEHICLES**

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Councillor Claude Cousineau gives notice of motion that a draft By-law decreeing a long term borrowing and an expenditure of \$ 500,000 for the replacement and upgrading of the Public Works and Buildings Department's fleet of vehicles will be presented for adoption at a subsequent meeting of Council.

Councillor Claude Cousineau files a draft By-law decreeing a long term borrowing and an expenditure of \$ 500,000 for the replacement and upgrading of the Public Works and Buildings Department's fleet of vehicles.

**2023-535**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 1,810,000 FOR A COMPLETE RECONSTRUCTION OF THE SERVICES ON SUNDALE AVENUE**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Brent Cowan,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 1,810,000 for a complete reconstruction of the services on Sundale Avenue.

**2023-536**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 2,320,000 FOR WORKS REGARDING PARKS, GREEN SPACES, SHORELINE, CYCLE PATHS AND SPORTS FACILITIES**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Brent Cowan,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 2,320,000 for works regarding parks, green spaces, shoreline, cycle paths and sports facilities.

**2023-537**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 3,610,000 FOR ELECTRICAL WORKS IN VARIOUS LOCATIONS**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Brent Cowan,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 3,610,000 for electrical works in various locations.

**2023-538**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 3,760,000 FOR A COMPLETE RECONSTRUCTION OF SERVICES ON MILLHAVEN AND MONTERREY AVENUES**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Brent Cowan,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 3,760,000 for a complete reconstruction of services on Millhaven and Monterrey avenues.

**2023-539**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 4,000,000 FOR THE EXECUTION OF MUNICIPAL INFRASTRUCTURE WORKS IN VARIOUS LOCATIONS**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Eric Stork,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 4,000,000 for the execution of municipal infrastructure works in various locations.

**2023-540**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 5,000,000 FOR PROFESSIONAL SERVICES AND MAJOR MUNICIPAL INFRASTRUCTURE WORKS IN VARIOUS LOCATIONS**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Eric Stork,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 5,000,000 for professional services and major municipal infrastructure works in various locations.

**2023-541**

**ADOPTION OF A BY-LAW DECREERING A LONG-TERM BORROWING AND CAPITAL EXPENDITURES IN THE AMOUNT OF \$ 5,495,000 FOR VARIOUS WORKS ON MUNICIPAL BUILDINGS.**

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WHEREAS a copy of the by-law was given to the Council members at least two (2) juridical days before the present Council meeting.

WHEREAS all the Council members present declare to have read the by-law and renounce to its reading.

It is moved by Councillor Eric Stork,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO adopt a By-law decreeing a long-term borrowing and capital expenditures in the amount of \$ 5,495,000 for various works on municipal buildings.

**2023-542**

**FILE THE EXTRACT FROM THE PUBLIC REGISTER CONTAINING DISCLOSURE STATEMENTS OF ANY GIFTS, HOSPITALITY AND ALL OTHER BENEFITS EXCEEDING \$ 200 HAVING BEEN RECEIVED BY A COUNCIL MEMBER**

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The City Clerk tables the register showing any donation, hospitality or any other benefit exceeding the sum of \$ 200 received by the members of Council

**2023-543**

**FILE THE DECLARATIONS OF THE PECUNIARY INTERESTS OF COUNCIL MEMBERS**

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The City Clerk reports the filing of the declarations of the pecuniary interests of members of Council, following the November 7, 2021 election and the members of Council take note.

**2023-544**

**AUTHORIZE THE PARTICIPATION OF MAYOR TIM THOMAS AND HIS COMPANION AT THE 25<sup>TH</sup> ANNUAL VALENTINE'S DAY BALL ORGANIZED BY THE TERESA DELLAR PALLIATIVE CARE RESIDENCE TO BE HELD ON FEBRUARY 9, 2024**

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WHEREAS Mayor Tim Thomas and his companion has been invited to participate to the 25th annual Valentine's Day Ball organized by the Teresa Dellar Palliative Care Residence to be held on February 9, 2024.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Kelly Thorstad-Cullen, and unanimously resolved:  
TO authorize Mayor Tim Thomas and his companion to represent the City of Pointe-Claire at the 25<sup>th</sup> annual Valentine's Day Ball organized by the Teresa Dellar Palliative Care Residence on February 9, 2024.

TO authorize the reimbursement of the expenses incurred at this event, in accordance with the policy in force.

TO charge the expenses related to this authorization, at the cost of \$ 1,500 to Budget Account 02-111-00-311.

**2023-545**

**AUTHORIZE THE PARTICIPATION OF MAYOR TIM THOMAS AT THE RED AND WHITE FUNDRAISER ORGANIZED BY THE WEST ISLAND COMMUNITY SHARES TO BE HELD ON JANUARY 29, 2024**

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WHEREAS Mayor Tim Thomas has been invited to participate to Red and White Fundraiser organized by the West Island Community Shares to be held on January 29, 2024.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Kelly Thorstad-Cullen, and unanimously resolved:  
TO authorize Mayor Tim Thomas to represent the City of Pointe-Claire at Red and White Fundraiser organized by the West Island Community Shares on January 29, 2024.

TO authorize the reimbursement of the expenses incurred at this event, in accordance with the policy in force.

TO charge the expenses related to this authorization, at the cost of \$ 650 to Budget Account 02-111-00-311.

WHEREAS for nearly 40 years, the Jacques-Bizard Boulevard extension project, between Pierrefonds Boulevard and Highway 40 (A-40), including the interchange between this boulevard and A-40, has been identified by the former Montréal Urban Community and the City of Montréal as a major regional road network that could significantly improve the traffic congestion that motorists must experience daily on the three existing north-south main arteries located in the West Island of Montréal, being Des Sources, Saint-Jean and Saint-Charles boulevards;

WHEREAS the population of the West Island municipalities and boroughs located North of A-40 increased by 40% since the project was identified as a major regional road network necessary to improve traffic congestion on the three existing North-South main arteries;

WHEREAS by carrying out this project, it would enhance and improve the accessibility to employment sectors with a potential for development on both sides of A-40, better balance the volume of traffic coming from the sector North of A-40 from the West Island of Montréal, and improve accessibility to certain residential sectors;

WHEREAS traffic congestion on Des Sources, Saint-Jean and Saint-Charles Boulevards has become a security issue, as traffic jams at all hours of the day on these boulevards affect first responders' response times for residents of the reconstituted municipalities of Dollard-des Ormeaux, Kirkland and Pointe-Claire, as well as those of the Pierrefonds-Roxboro and L'Île Bizard-Sainte-Geneviève Boroughs of the City of Montréal, located North of A-40;

WHEREAS the extension of Jacques-Bizard Boulevard would allow rapid access to the Lakeshore General Hospital;

WHEREAS the construction of this new North-South alternative link to access A-40 is part of the sustainable development projects for the Montréal Agglomeration since it would provide a faster access to the Fairview bus terminal and the future Réseau express métropolitain (REM) station;

WHEREAS by increasing vehicular capacity in the North-South axis, this project would facilitate the implementation of reserved bus lanes (MPB) as well as improve the bike path network on the other arteries in the sector;

WHEREAS this project would increase the quality of life of the affected residents of the reconstituted municipalities and Montréal Agglomeration Boroughs located North of A-40;

WHEREAS the Final report, Prolongement du Boulevard Jacques-Bizard-Étude des Besoins et concepts, Rapport Final Révisé, published by the City of Montréal in 2013, confirms that the extension of Jacques-Bizard was part of the 2004 Urban Plan and then the 2008 Transport Plan for the City of Montréal;

WHEREAS the City of Kirkland adopted a resolution in July 2014 requesting that the City of Montréal and the Ministère des Transports du Québec renew their support in favour of the extension of the Jacques-Bizard corridor;

WHEREAS on August 5, 2014, the City of Pointe-Claire adopted a resolution requesting that the City of Montréal and the Ministère des Transports du Québec prioritize the construction of a connection between the intersection of Jacques-Bizard Boulevard and Highway 40;

WHEREAS on September 2, 2014, the Borough of Île-Bizard-Ste-Geneviève adopts a resolution requesting that the Ministère des Transports du Québec proceed with the initiation of the extension of the Jacques-Bizard Corridor project;

WHEREAS on February 12, 2019, the City of Dollard-des-Ormeaux adopted a resolution requesting that the Montreal Agglomeration and the Ministère des Transports du Québec prioritize the extension of the Jacques-Bizard Corridor between Pierrefonds and Highway 40;

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WHEREAS on January 30, 2020, a joint letter from the CIUSSS de l'Ouest-de-l'Île, the City of Kirkland, the City of Pointe-Claire and the City of Dollard-des-Ormeaux was addressed to the Ministère des Transports du Québec underlining that the increasing congestion problems have an impact on accessibility to the Lakeshore hospital for residents as well as the staff working at the hospital, compromising the health of our population, particularly the increasingly aging population;

WHEREAS the population of municipalities and boroughs in the West Island will experience significant growth following the establishment of REM stations and the development projects that will be initiated around them;

WHEREAS the arrival of the Jacques-Bizard Boulevard will improve the active and collective transportation network in the West-Island;

Votes against:  
Councillor Claude Cousineau  
Councillor Tara Stainforth

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Kelly Thorstad-Cullen, and majoritarily resolved:  
THAT the City of Pointe-Claire request that this project be initiated before the completion of the REM network in the West Island of Montréal to optimize the success of the REM;

THAT the City of Pointe-Claire ask the Ministère des Transports du Québec to prioritize the project for the construction of an interchange (with a link allowing the crossing of the A-40 to reach Stillview Avenue) that would link the Jacques-Bizard Boulevard extension project to A-40;

THAT the City of Pointe-Claire ask the Montréal Agglomeration Council to prioritize the extension of Jacques-Bizard Boulevard, between Pierrefonds Boulevard and Highway 40 (A-40) in order;

- to reduce the traffic congestion on the three main West island boulevards, Des Sources, Saint-Jean and Saint-Charles, which creates safety issues with respect to first responders response times;
- to provide a faster access time to Lakeshore General Hospital; and
- to improve accessibility for public transit users to the Fairview bus terminal and the future REM station.

THAT the City of Pointe-Claire be part of any discussions concerning the project between the Ministère des Transports du Québec and the City of Montréal;

THAT the City of Pointe-Claire wishes to favor a solution that would prioritize emergency vehicles, public transportation and active mobility linked to infrastructures already existing or currently being built;

THAT a copy of this resolution be sent to the offices of the Premier of Québec, the Ministère des Affaires municipales et de l'Habitation, the Ministère des Transports du Québec, the Ministre de l'Environnement et de la Lutte contre les changements climatiques and the MNAs for the ridings of Robert-Baldwin, Jacques-Cartier and Nelligan; and

THAT a copy of this resolution be also forwarded to the Mayor of the City of Montréal, the mayors of the reconstituted municipalities of Kirkland and Dollard-des-Ormeaux and the Borough Mayors of Pierrefonds-Roxboro and L'Île-Bizard-Sainte-Genève.

**2023-547**

**AMEND THE RESOLUTION 2023-364**

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It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Kelly Thorstad-Cullen, and unanimously resolved:  
TO modify the text of the second "CONSIDERING" by the following text:

"CONSIDERING that the City of Pointe-Claire and the various successive owners of the site have been in periodic negotiations over the disposition of the pointe Claire heritage site for approximately 20 years without tangible result;"

- 2023-548** FILE AND APPROVE THE MINUTES OF THE TRAFFIC COMMITTEE MEETING OF OCTOBER 17, 2023
- 
- The French and English versions of the minutes of the Traffic Committee meeting of October 17, 2023, are filed and members of Council take note.
- It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO approve the recommendations of the Traffic Committee of October 17, 2023.
- 2023-549** FILE THE MINUTES OF THE NOVEMBER 1, 2023, MEETING OF THE YOUTH ADVISORY BOARD
- 
- The French and English versions of the minutes of the Youth Advisory Board meeting held on November 1, 2023, are filed and the members of Council take note.
- 2023-550** FILE THE MINUTES OF THE NOVEMBER 2, 2023 MEETING OF THE PUBLIC ART COMMITTEE.
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- The French and English versions of the minutes of the Public Art Committee meeting held on November 2, 2023 are filed and the members of Council take note.
- 2023-551** FILE THE MINUTES OF THE NOVEMBER 8, 2023, MEETING OF THE STEWART HALL ADVISORY BOARD
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- The French and English versions of the minutes of the Stewart Hall Advisory Board meeting held on November 8, 2023, are filed and the members of Council take note.
- 2023-552** APPOINT MEMBERS TO THE STEWART HALL ADVISORY BOARD
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- It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO appoint the following persons as members of the Stewart Hall Advisory Board:
- Mrs. Alexandra Parent for a three-year (3) term from January 1, 2024 to December 31, 2026; and
  - Mrs. Chantal Saint-Jarre for a three-year (3) term from January 1, 2024 to December 31, 2026.
- 2023-553** APPOINT MEMBERS TO THE POINTE-CLAIRE PUBLIC LIBRARY ADVISORY BOARD.
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- It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO appoint members to the Pointe-Claire Public Library Advisory Board, as follows:
- Mrs. Teresa Alper for a three-year (3) mandate, until December 31, 2026; and
  - Mrs. Alison Jung for a three-year (3) mandate, until December 31, 2026.
- TO renew the mandates of members of this Committee, as follows:
- Mrs. Kathleen Botter for a three-year (3) mandate, until December 31, 2026;  
and
  - Mrs. Diane Kawai for a three-year (3) mandate, until December 31, 2026.
- TO thank two exiting members Mrs. Josephine Sciortino and Mr. Marius Moldovan.
- 2023-554** APPOINT MEMBERS TO THE POINTE-CLAIRE AQUATIC CLUB INC
- 
- It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO appoint members to the Pointe-Claire Aquatic Club Inc., as follows:
- Mrs. Deborah Davis, for a three-year (3) mandate from January 1, 2024 to December 31, 2026; and
  - Mrs. Vanessa Lee, for a three-year (3) mandate from January 1, 2024 to December 31, 2026.

- 2023-555** RENEW THE MANDATES OF TWO MEMBERS OF THE PUBLIC ART COMMITTEE
- It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO renew the mandates of members of the Public Art Committee, as follows:
- Mrs. Marga Ashley, until December 31, 2026; and
  - Mrs. Kerri Strotmann, until December 31, 2026.
- 2023-556** FILE THE LIST OF BUDGET AMENDMENTS AND THE REGISTER OF CHEQUES FOR THE PERIOD OF OCTOBER 26, 2023 TO NOVEMBER 22, 2023
- The list of budget amendments and the register of cheques for the period of October 26, 2023 to November 22, 2023 are filed and the members of Council take note.
- 2023-557** FILE THE 2023 AUDITORS REPORT OF THE VALUE FOR MONEY AUDIT BY THE FIRM MALLETTE
- The 2023 value for money audit report by the firm Mallette is filed and the members of council take note.
- 2023-558** AWARD A CONTRACT FOR THE PURCHASE OF 4 CISCO UCS FABRIC INTERCONNECTION SYSTEMS, TO ITI INC., FOR A TOTAL AMOUNT OF \$ 142 695.47, TAXES INCLUDED
- It is moved by Councillor Claude Cousineau,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO award a contract for the purchase of 4 Cisco UCS fabric interconnection systems (IP230019), to the lowest conforming bidder, being ITI INC., for a total amount of \$ 142 695.47, taxes included.
- TO charge this expense to Budget Account 03-920-23-002.
- 2023-559** AWARD A CONTRACT FOR THE ACQUISITION OF AUTODESK LICENCES, TO GRAITEC INC., FOR A TOTAL AMOUNT OF \$ 77,331.38, TAXES INCLUDED
- It is moved by Councillor Claude Cousineau,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO award a contract for the acquisition of Autodesk licences (IP230020), to the lowest conforming bidder, being GRAITEC INC., for a total amount of \$ 77,331.38, taxes included.
- TO charge this expense to Budget Account 02-138-00-551.
- 2023-560** FILE THE CONFIDENTIALITY POLICY
- The City of Pointe-Claire Confidentiality Policy is filed and the members of council take note.
- 2023-561** FILE THE GOVERNANCE FRAMEWORK POLICY ON THE PROTECTION OF PERSONAL INFORMATION
- The Governance framework Policy on the protection of personal information is filed and the members of Council take note.
- 2023-562** AUTHORIZE THE RELEASE OF THE PRIMARY CIVIL LIABILITY GUARANTEE FUND OF THE « REGROUPEMENT - MUNICIPALITÉS DE L'ÎLE DE MONTRÉAL » FOR THE PERIOD OF JANUARY 1, 2013 TO JANUARY 1, 2014
- CONSIDERING that the City of Poite-Claire holds an insurance policy issued by the insurer Lloyd's under the number DL009000-12 and that this policy covers the period from January 1, 2013 to January 1, 2014.
- CONSIDERING that this policy is subject to an individual deductible as well as a guarantee fund for primary civil liability insurance.
- CONSIDERING that a guarantee fund in the amount of \$ 525,001.00 has been set up to guarantee this primary civil liability guarantee fund, and that the City of Pointe-Claire has invested a share of \$ 75, 734.00, representing 14.425 % of the total value of the fund.



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CONSIDERING that the agreement relating to the management of the guarantee funds provides for the following with regard to the release of funds.

“ 5. *RELEASE OF FUNDS*

*The guarantee funds are maintained in operation until they are exhausted by reimbursing the cost of settling claims attributable to them, or until all reported claims have been settled in full or prescription has been acquired or recognized as such by a court for all claims covered by policies issued for the period in question.*

*Upon joint certification by the Insurer and the insured municipalities to the effect that there are no remaining claims covered by the policies issued for the period in question, the remaining funds are released and returned to the insured municipalities, each according to its share, accompanied by a detailed accounting of the account as well as a list of all reimbursements made.”*

CONSIDERING that all claims declared to the insurer Lloyd's concerning the said policy and the said primary civil liability guarantee fund have been processed and closed by the insurer.

CONSIDERING that the City of Pointe-Claire confirms that there are no remaining claims covered by the insurance policy issued by the insurer Lloyd's for the period from January 1, 2013 to January 1, 2014 for which costs related to the payment of claims could be incurred.

CONSIDERING that the City of Pointe-Claire requests that the balance of \$15,193.17 of the said primary civil liability guarantee fund be released in accordance with article 5 of the aforementioned agreement.

CONSIDERING that it is understood that the release of the funds puts an end to the insurer's obligations, in any capacity whatsoever, with the exception of any claim likely to trigger the guarantee offered in excess of the said primary civil liability guarantee fund.

CONSIDERING that the City of Pointe-Claire undertakes, however, to give notice to the insurer of all facts and circumstances likely to give rise to a claim, as well as of any claim, regardless of size, that may be admissible under the terms of the policy issued for the period from January 1, 2013 to January 1, 2014.

CONSIDERING that Lloyd's may then investigate or intervene as it sees fit.

CONSIDERING that the City of Pointe-Claire undertakes to return, in whole or in part, the amount that will be refunded to it from the said guarantee fund should a claim arise in the future that engages the primary civil liability guarantee fund for the period from January 1, 2013 to January 1, 2014.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO authorize the « Union des municipalités du Québec » (UMQ) to pay out the remainder of the said guarantee fund to the members of the « Regroupement - Municipalités de l'Île de Montréal » in the same proportions as they contributed to it when it was set up.

*Councillor Claude Cousineau leaves his seat at 9:50 p.m.*

**2023-563**

**APPROVE AN AGREEMENT TO BE ENTERED INTO WITH THE L'UNION DES MUNICIPALITÉS DU QUÉBEC (UMQ) REGARDING THE JOINT PURCHASE OF INSURANCES**

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WHEREAS pursuant to Section 29.9.1 of the Cities and Towns Act (CQLR c. C-19), a municipality may enter into an agreement with *Union des municipalités du Québec (UMQ)* to award an insurance contract or a contract for the supply of services;

WHEREAS, in 2018, the City entered into an agreement with other municipalities of the Island of Montreal to form a purchasing group called “*Entente du Regroupement municipalités de l'Île de Montréal relativement à l'achat en commun d'assurances de dommages et de services de consultant et de gestionnaire de risques*” and that said agreement expires on December 31, 2023; and

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WHEREAS the City of Pointe-Claire wishes to rejoin the *Union des municipalités du Québec* and one of its groups for the joint purchase of property and casualty insurance as well as for consulting and risk management services, for the period from January 1, 2024, to December 31, 2028.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
THAT Council authorize the City to take part in the "*Entente du Regroupement municipalités de l'Île de Montréal relativement à l'achat en commun d'assurances de dommages et de services de consultant et de gestionnaire de risques*";

THAT Council designates the *Union des municipalités du Québec* to act as mandatary in order to make a common call for tenders and to award a contract on behalf of the City for the purchase of general liability insurance and to obtain consultant services in general insurance risk management; and

THAT the City Clerk, or in her absence the Assistant City Clerk, be authorized to sign on behalf of the City, the agreement "*Entente du Regroupement municipalités de l'Île de Montréal relativement à l'achat en commun d'assurances de dommages et de services de consultant et de gestionnaire de risques 2024-2028*".

**2023-564**

DESIGNATION CONCERNING THE UNSATISFACTORY PERFORMANCE REPORTS  
APPLICABLE TO ALL CITY CONTRACTS

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It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO designate the City Manager, or in her absence, the Director of Finances and Treasurer, to proceed with the unsatisfactory performance reports resulting from City contracts.

**2023-565**

AUTHORIZE THE CITY TO PROCEED BY WAY OF A CLAIM TO ITS INSURERS,  
LLOYD'S UNDERWRITERS, TO ASSUME THE DEFENCE OF MAYOR TIM THOMAS  
IN THE SUPERIOR COURT FILE 500-17-126761-231

---

WHEREAS Mayor Tim Thomas is a defendant in an action for damages for defamation before the Superior Court in the file bearing number 500-17-126761-231;

WHEREAS Mayor Tim Thomas has chosen to let the City assume his defence and that the City has undertaken to doing so at the regular Council meeting held on October 3, 2023, in accordance with resolution number 2023-416 and subject to Section 604.7 of the Cities and Towns Act;

WHEREAS by virtue of the aforementioned resolution, the City mandated the firm Jeansonne Avocats inc. to assume the defence of Mayor Tim Thomas;

WHEREAS on November 1, 2023, the City received a letter from Indemnipro, the independent claim adjusters mandated by the City's insurers, Lloyd's Underwriters, informing it that under its general liability insurance policy, the insurers have a duty to defend Mayor Tim Thomas and that the damages claimed would be covered by the insurance, with the exception of the punitive damages and mandatory conclusions;

WHEREAS the insurers have informed the City that, in the event the file is submitted to them, they intend to entrust said file to the law firm of their choice and the City intends to respect their choice regarding legal counsel;

WHEREAS it is financially responsible, from the point of view of sound management of public funds, for the City to transfer the file to its insurers and to accept the substitution of legal counsel proposed.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
THAT the City of Pointe-Claire agrees to proceed by way of a claim to its insurers, Lloyd's Underwriters, to assume the defence of Mayor Tim Thomas in the court file bearing number 500-17-126761-231 before the Superior Court, and thus accepts that the file be entrusted to the law firm of their choice.

- 2023-566** FILE THE LIST OF DELEGATED STAFF CHANGES FOR THE MONTH OF DECEMBER 2023
- 
- The list of delegated staff changes for the month of December 2023, as prepared by Mr. Vincent Proulx, Director – Human Resources, is filed and members of Council take note.
- 2023-567** APPROVE THE LIST OF NON-DELEGATED STAFF CHANGES AS OF DECEMBER 5, 2023
- 
- It is moved by Councillor Cynthia Homan,  
 Seconded by Councillor Kelly Thorstad-Cullen, and unanimously resolved:  
 TO approve the list of non-delegated staff changes as of December 5, 2023, as signed by Mrs. Karina Verdon, City Manager.
- 2023-568** AUTHORIZE A FINANCIAL SUPPORT TO THE CENTRAIDE 2023 CAMPAIGN IN THE AMOUNT EQUIVALENT TO 75 % OF THE EMPLOYEE CONTRIBUTION
- 
- It is moved by Councillor Cynthia Homan,  
 Seconded by Councillor Kelly Thorstad-Cullen, and unanimously resolved:  
 TO grant a financial support for an amount equivalent to 75% of the employee contributions, being an amount of \$ 15,030.41;
- TO grant two (2) monthly passes for access to the Olive-Urquhart Sports Centre.
- TO charge these expenses to budget accounts 02-193-00-989 and 02-111-00-698.
- 2023-569** EXERCISE THE RENEWAL OPTION PROVIDED FOR IN THE CONTRACT ENTERED INTO WITH UNIFORMES ML (UNIFORMS MARTIN & LEVESQUE), FOR THE YEAR 2024, IN THE AMOUNT OF \$ 44,663.19, TAXES INCLUDED FOR THE SUPPLY OF UNIFORM CLOTHING FOR THE INSPECTION AND PUBLIC SECURITY DEPARTMENT
- 
- It is moved by Councillor Eric Stork,  
 Seconded by Councillor Brent Cowan, and unanimously resolved:  
 TO exercise the renewal option provided for in the contract entered into with UNIFORMES ML (UNIFORMS MARTIN & LEVESQUE), for the year 2024, in the amount of \$ 44,663.19, taxes included, for the supply of uniform clothing for the Inspection and Public Security Department (SP220001).
- TO charge this expense to Budget Account 02-921-00-661.
- 2023-570** EXERCISE THE RENEWAL OPTION PROVIDED FOR IN THE CONTRACT ENTERED INTO WITH STINSON ITS, FOR THE YEAR 2024, IN THE AMOUNT OF \$ 29 702,61, TAXES INCLUDED FOR THE SUPPLY AND DELIVERY OF FIXED RADARS
- 
- It is moved by Councillor Eric Stork,  
 Seconded by Councillor Brent Cowan, and unanimously resolved:  
 TO exercise the renewal option provided for in the contract entered into with STINSON ITS, for the year 2024, in the amount of \$ 29,702,61, taxes included, for the supply and delivery of fixed radars (SP220002).
- TO charge this expense to Budget Account 02-291-00-725.
- 2023-571** APPROVE A CHANGE ORDER TO THE CONTRACT ENTERED INTO WITH STINSON ITS INC, FOR THE SUPPLY AND DELIVERY OF FIXED RADARS FOR THE YEAR 2024 FOR AN AMOUNT OF \$ 4,243.23, TAXES INCLUDED
- 
- It is moved by Councillor Eric Stork,  
 Seconded by Councillor Brent Cowan, and unanimously resolved:  
 TO approve a change order to the contract entered into with STINSON ITS INC., for the supply and delivery of fixed radars for the year 2024, for a total amount of \$ 4,243.23, taxes included (SP220002).
- TO authorize consequently an increase of this contract, bringing the total amount to \$ 33,945.84, taxes included.
- TO charge this expense to Budget Account 02-291-00-725.

*Councillor Claude Cousineau regains his seat at 9:53 p.m.*

**2023-572**

**AUTHORIZE A BUDGET AMENDMENT IN ORDER TO BALANCE THE BUDGETS OF CERTAIN OPERATING POSITIONS IN PUBLIC WORKS AND BUILDINGS**

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It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Claude Cousineau, and unanimously resolved:  
TO authorize the following budget amendments in order to balance the budgets of certain operating positions in Public Works and Buildings Department:

- An amount of \$ 80,000 towards budget group 02-877-XX-535, from 02-990-00-691.
- An amount of \$ 70,000 towards budget group 02-877-XX-538, from 02-990-00-691.
- An amount of \$ 53,000 towards budget accounts 02-310-00-311, 02-822-91-549, 02-701-75-572, 02-320-00-643, 02-701-73-418, 02-701-74-725, 02-138-00-654., from 02-701-71-559.

**2023-573**

**EXERCISE THE RENEWAL OPTION PROVIDED FOR IN THE CONTRACT ENTERED INTO WITH USD GLOBAL INC., FOR THE YEAR 2024, IN THE AMOUNT OF \$ 27,444.53, TAXES INCLUDED FOR THE PRODUCTION AND DELIVERY OF PRE-ASSEMBLED RAIN-WATER BARRELS**

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It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Claude Cousineau, and unanimously resolved:  
TO exercise the renewal option provided for in the contract entered into with USD GLOBAL INC., for the year 2024, in the amount of \$ 27,444.53, taxes included, for the production and delivery of pre-assembled rain-water barrels (TP230008).

TO charge this expense to Budget Account 02-420-00-649 (According to the approximate quantities mentioned in the Tender form and the unit prices submitted, subject to the adjustments provided for in the Tender documents).

**2023-574**

**EXERCISE THE RENEWAL OPTION PROVIDED FOR IN THE CONTRACT ENTERED INTO WITH ÉQUIPE VERTE INC., FOR THE YEAR 2024, IN THE AMOUNT OF \$ 25,447.32, TAXES INCLUDED FOR GRAFFITI REMOVAL AND CLEANING WORK IN THE GOLF TUNNEL**

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It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Claude Cousineau, and unanimously resolved:  
TO exercise the renewal option provided for in the contract entered into with ÉQUIPE VERTE INC., for the year 2024, in the amount of \$ 25,447.32, taxes included, for graffiti removal and cleaning work in the golf tunnel (TP210035).

TO charge this expense to Budget Account 02-320-00-521 (according to the approximate quantities mentioned in the Tender form and the unit prices submitted, subject to the adjustments provided for in the tender documents).

**2023-575**

**EXERCISE THE RENEWAL OPTION PROVIDED FOR IN THE CONTRACT ENTERED INTO WITH SANIBERT INC., FOR THE PERIOD OF APRIL 1, 2024 TO MARCH 31, 2025, IN THE AMOUNT OF \$ 47,186.60, TAXES INCLUDED FOR THE SUPPLY OF RENTAL SERVICES FOR PORTABLE SINKS AND CHEMICAL TOILETS**

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It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Claude Cousineau, and unanimously resolved:  
TO exercise the renewal option provided for in the contract entered into with SANIBERT INC., for the period of April 1, 2024 to March 31, 2025, in the amount of \$ 47,186.60, taxes included, for the supply of rental services for portable sinks and chemical toilets (TP230024).

TO charge this expense to Budget Account 02-420-00-513 (according to the approximate quantities mentioned in the Tender form and the unit prices submitted, subject to the adjustments provided for in the tender documents).

2023-576

APPROVE A CHANGE ORDER TO THE CONTRACT ENTERED INTO WITH P.N.G. PROJETS D'AMÉNAGEMENTS INC., FOR THE DEVELOPMENT OF A NEW PARK IN THE WALTON SECTOR, FOR AN AMOUNT OF \$ 27,221.54, TAXES INCLUDED.

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It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO approve a change order to the contract entered into with P.N.G. PROJETS D'AMÉNAGEMENTS INC., for the development of a new park in the Walton sector (GP2316-20014), for a total amount of \$ 27,221.54, taxes included.

TO authorize consequently an increase of this contract, bringing the total amount to \$ 349,525.20, taxes included.

TO charge this expense to Budget Account 63-420-23-000.

2023-577

AUTHORIZE THE SUBMISSION OF A GRANT APPLICATION TO THE MINISTÈRE DES TRANSPORTS ET DE LA MOBILITÉ DURABLE, WITHIN THE FRAMEWORK OF THEIR FINANCIAL AID PROGRAM FOR THE DEVELOPMENT OF ACTIVE TRANSPORT IN URBAN AREAS (TAPU), FOR A PROJECT FOR THE CONSTRUCTION OF A BICYCLE PATH PARALLEL TO HYMUS BOULEVARD BETWEEN ALSTON AND STILLVIEW AVENUES

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WHEREAS the Ministère des Transports et de la Mobilité durable seeks to develop alternative modes of transportation to the automobile, including bicycle path and walking path, in order to encourage the Quebec population to opt for these healthier, more economical, ecological and safer ways.

WHEREAS This financial aid program for the development of active transport in urban areas (TAPU) of is intended to be a support tool for the beneficiaries of the program, the municipalities, and an incentive to help them take or continue a significant shift in the provision of active transportation infrastructure in Quebec.

WHEREAS The city of Pointe-Claire wishes to benefit from this financial assistance to build a new bicycle path parallel to Hymus Boulevard between Alston and Stillview avenues.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO authorize the submission of a grant application to the *Ministère des Transports et de la Mobilité durable*, within the framework of their financial aid program for the development of active transport in urban areas (TAPU), for a project for the construction of a bicycle path parallel to Hymus Boulevard between Alston and Stillview avenues.

2023-578

AUTHORIZE THE SUBMISSION OF A GRANT APPLICATION TO THE MINISTÈRE DES TRANSPORTS ET DE LA MOBILITÉ DURABLE, WITHIN THE FRAMEWORK OF THEIR FINANCIAL AID PROGRAM FOR THE DEVELOPMENT OF ACTIVE TRANSPORT IN URBAN AREAS (TAPU), FOR A PROJECT FOR THE CONSTRUCTION OF A BICYCLE PATH ON WINTHROP AVENUE BETWEEN HYMUS BOULEVARD AND JUBILEE SQUARE AVENUE

---

WHEREAS the Ministère des Transports et de la Mobilité durable seeks to develop alternative modes of transportation to the automobile, including bicycle path and walking path, in order to encourage the Quebec population to opt for these healthier, more economical, ecological and safer ways.

WHEREAS this financial aid program for the development of active transport in urban areas (TAPU) of is intended to be a support tool for the beneficiaries of the program, the municipalities, and an incentive to help them take or continue a significant shift in the provision of active transportation infrastructure in Quebec.

WHEREAS the City of Pointe-Claire wishes to benefit from this financial assistance to build a new cycle path parallel on Winthrop Avenue between Hymus Boulevard and Jubilee Square Avenue.

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Eric Stork, and unanimously resolved:

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TO authorize the submission of a grant application to the *Ministère des Transports et de la Mobilité durable*, within the framework of their financial aid program for the development of active transport in urban areas (TAPU), for a project for the construction of a bicycle path on Winthrop Avenue between Hymus Boulevard and Jubilee Square Avenue.

**2023-579**

**CONSIDER A MINOR EXEMPTION REQUEST CONCERNING THE PROPERTY SITUATED AT 29 LANSDOWNE GARDENS AVENUE**

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It is moved by Councillor Brent Cowan,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO authorize a minor exemption to permit at 29 Lansdowne Gardens Avenue a fence in the front setback with a height of 1.96m rather than the maximum permitted height of 1m.

**2023-580**

**CONSIDER A MINOR EXEMPTION REQUEST CONCERNING THE PROPERTY SITUATED AT 106 SADDLEWOOD AVENUE**

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It is moved by Councillor Brent Cowan,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO authorize a minor exemption to permit at 106 Saddlewood Avenue an extension:

- a) With a rear setback of 6.41m rather than the minimum required of 7.5m.
- b) With a left side setback of 2.15m rather than the minimum required of 3m.

The whole, conditional upon a hedge being planted on the left side property line to fill in the gap between the existing hedge and the rear wall in order to provide additional privacy for the neighbour.

**2023-581**

**CONSIDER A MINOR EXEMPTION REQUEST CONCERNING THE PROPERTY SITUATED AT 5501 TRANSCANADA HIGHWAY AND MODIFY THE RESOLUTION 2023-263**

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It is moved by Councillor Brent Cowan,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO authorize a minor derogation to permit at 5501 TransCanada Highway:

- a) The installation of an electrical equipment in the front setback where it is not permitted.
- b) The installation of an electrical equipment in the side setback (East) where it is not permitted.

The whole, subject to the following conditions:

- That the natural gas emergency generator located in the front setback be concealed by a hedge;
- That the height of the oxidizer unit (chimney) located in the East (right) side setback be limited to 42 feet;
- That the chimney, which will be visible from the public highway, be regularly maintained and kept in good repair;
- That tall growing hedges be planted along the fence on the right side of the building;
- That a 6-foot fence and hedge be installed around the base of the oxidation unit (chimney) to conceal it.

That paragraph b) of resolution 2023-263 adopted on June 6, 2023, be repealed.

Votes against:  
Councillor Claude Cousineau  
Councillor Paul Bissonnette

It is moved by Councillor Brent Cowan,  
Seconded by Councillor Tara Stainforth, and majoritarily resolved:  
TO authorize a conditional use to permit on lot 2 527 350 of the Cadastre of Québec (the vacant lot facing Saint-Jean Boulevard and Labrosse Avenue), situated in the commercial zone C7, the construction of a mixed-use building complex intended primarily for multi-family residential use, the whole, subject to the following conditions:

#### Affordability

That a partnership agreement be signed with Canada Mortgage and Housing Corporation (CMHC) or any other lender confirming that the affordability of a high predominance of residential rental units will be maintained for a minimum period of 16 years.

That the formula used to determine the pricing grid for affordable housing be as inclusive as possible and based on a cost of rent corresponding to 70% of 30% of median income or less.

That the campus type mix-used multi-residential complex offers an attractive residential typology capable of meeting the needs of a diverse clientele characterized by its social and generational mix. In addition to the typology proposed in the document entitled "Projet Pointe-Claire: demande d'usage conditionnel datée du 15 août 2023," that an additional class of mini-dwelling ranging in size from 450 to 600 square feet be also included in the proposed typology.

That the campus type mix-used multi-residential project focuses on affordability for young adults and families.

#### Residential typology, social diversity and strong community life

That family dwellings with 3 or more bedrooms represent at least 15 % of the housing supply and must have a minimum floor area of 1,200 square feet.

That at least 2 housing units be universally accessible, and 2 housing units be adaptable, all-in accordance with the guide published by Canada Mortgage and Housing Corporation (CMHC).

That the campus-type multi-residential complex offers a range of services and activities for residents such as:

- Bike repair shop;
- Training and fitness room;
- Collaborative workspaces;
- Recreational and meeting room with a common kitchen;
- Outdoor play area for children;
- Community gardens;
- Rooftop terraces and relaxation areas shared by complex occupants;
- A private space associated with each dwelling dedicated to bicycle storage;

#### Mixed-uses

That 1,000 square feet will be reserved for the administrative functions of a local community organization, which will benefit from a rent that is 40% below the market rate guaranteed for a minimum period of 16 years.

That 500 square feet will be offered free of charge for a minimum of 16 years for the development of a satellite logistics mini-pole for food distribution.

#### Sustainable construction and development of outdoor open spaces

That flooring materials be permeable and have high solar reflectance.

That a geothermal system and ecological construction methods characterize the campus-type multi-residential complex and that the proposed measures be designed to optimize energy savings and reduce the ecological footprint of said multi-residential complex.

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That a green space corresponding to a minimum of 40 % of the plot at ground level will be strictly maintained and will include a children's play area.

That rooftops serve as recreation and rest areas for residents and include green spaces, planters and areas dedicated to community gardening.

Active and public modes of transportation

That the project emphasizes alternative modes of transport (parking spots for shared vehicles, space for bicycle parking and storage, pedestrian facilities for easy access to the public transit network, etc.).

That the reduction in the number of outdoor spaces dedicated to visitors be supported by a technological solution for digital management of indoor parking facilitating its use by visitors.

Site planning and architectural integration analysis

The construction of the project is also subject to an approval under the Site Planning and Architectural Integration Programme By-law PC-2787.

**2023-583**

CONSIDER A CONDITIONAL USE REQUEST CONCERNING THE PROPERTY SITUATED AT 115 BRUNSWICK BOULEVARD

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It is moved by Councillor Brent Cowan,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO authorize a conditional use to permit at 115 Brunswick Boulevard, situated in industrial zone N11, the occupancy of a space for a private educational institution offering pre-university training programs, the whole, subject to the following conditions:

- The maximum area permitted for the proposed conditional use is approximately 325m<sup>2</sup>;
- The maximum number of students permitted is 60;
- The operation of the proposed conditional use must not generate any additional obstacle to the flow of traffic on Brunswick Boulevard.

**2023-584**

CONSIDER THE SITE PLANNING AND ARCHITECTURAL INTEGRATION PROGRAMME PLANS WITH RESPECT TO THE PROPERTY SITUATED AT 204 DU BORD-DU-LAC-LAKESHORE ROAD

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WHEREAS the Site Planning and Architectural Integration Programme By-law PC-2787, to which is subject the property located at 204 Du Bord-du-Lac-Lakeshore Road, requires that, prior to the issuance of a certificate of authorization and/or of a subdivision permit and/or a building permit, plans be submitted to council for approval;

WHEREAS the Planning Advisory Committee recommended the approval of the undermentioned site planning and architectural integration plans at its meeting held on November 13, 2023.

It is moved by Councillor Brent Cowan,  
Seconded by Councillor Tara Stainforth, and unanimously resolved:  
TO approve the following documents received at the Planning Department on October 13 and November 13, 2023:

- 204\_Bord-du-Lac-Lakeshore\_Matériaux\_2023-11-13(1p)
- 204\_Bord-du-Lac-Lakeshore\_PL\_architecture\_2023-10-13(2p)
- 204\_Bord-du-Lac-Lakeshore\_PL\_implantation\_2023-10-13(1p)

the whole pertaining to the new covered deck at 204 Du Bord-du-Lac-Lakeshore Road, as these documents are conforming to the criteria and objectives outlined in the Site Planning and Architectural Integration Programme By-law PC-2787,

TO require that, following the date of issuance of the building permit and/or certificate of authorization, applicants complete all work related to the approved plans within the timeframes stipulated in the Permits and Certificates By-law (PC-2788);



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TO indicate that the applicants will have to provide, before the issuance of the permit, a financial guarantee in the amount of \$ 4,000 to the Planning Department, in order to ensure that the works be executed in accordance with the approved plans and the issued permit, and this, within the prescribed time frame;

TO indicate that applicants will also be required to comply with the recommendations made by the various municipal departments.

**2023-585**

**AUTHORIZE THE INSTALLATION OF A PALISADE WITH ADVERTISING MESSAGE AT 265 BRUNSWICK BOULEVARD**

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It is moved by Councillor Kelly Thorstad-Cullen,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO approve the following document received at the Planning Department on November 6, 2023:

- PL\_265 Brunswick\_palisade\_2023-11-06

the whole, pertaining to the installation of a palisade around the construction site announcing a new mixed-use residential project. The palisade can be installed in the City's right-of-way at 265 Brunswick Boulevard, with the following conditions:

- That the palisade be located at least 1.5 m from the sidewalk;
- That the installation, maintenance and dismantling work on the palisade must comply with the instructions issued by municipal departments concerned;
- That the palisade does not interfere with snow removal or maintenance operations on the various structures located in the public right-of-way;
- That the applicant be responsible for any damage caused to the City infrastructures, whether underground or on surface;
- That the palisade be removed by August 1, 2024, or 30 days after completion of Phase 1 of the multi-residential complex project;
- That on the completion of the work, the city's right-of-way be restored to the City's satisfaction.

TO authorize this resolution to be reproduced in a letter of agreement to be signed by the City, represented by Mrs. Nicole Loiselle – Assistant Director – Planning Department, and the developer.

**2023-586**

**AUTHORIZE THE INSTALLATION OF A PALISADE WITH ADVERTISING MESSAGE AT 275 HYMUS BOULEVARD**

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It is moved by Councillor Kelly Thorstad-Cullen,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO approve the following document received at the Planning Department on November 15, 2023:

- PRE\_275 Hymus\_Hemisphere\_Palissade\_2023.11.15

the whole, pertaining to the installation of a palisade around the construction site announcing a new mixed-use residential project. The palisade will be installed in the City's right-of-way at 275 Hymus Boulevard, with the following conditions:

- That the palisade be installed at a minimum distance of 1.5 m from sidewalks, fire hydrants and lamp post;
- That the installation, maintenance and dismantling work on the palisade must comply with the instructions issued by municipal departments concerned;
- That the palisade does not interfere with snow removal or maintenance operations on the various structures located in the public right-of-way;
- That the applicant be responsible for any damage caused to the City's infrastructures, whether underground or on surface;

- That the palisade be removed by January 31, 2026, or 30 days after completion of phase two of the multi-residential complex project;
- That on the completion of the work, the city's right-of-way be restored to the City's satisfaction.

TO authorize this resolution to be reproduced in a letter of agreement to be signed by the City, represented by Mrs. Nicole Loiseau – Assistant Director – Planning Department, and the developer.

**2023-587**

**AMEND THE RESOLUTION 2021-590 TO INCLUDE A NEW VALIDITY PERIOD FOR THE BUILDING PERMIT AT 550 DELMAR AVENUE**

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It is moved by Councillor Kelly Thorstad-Cullen,  
 Seconded by Councillor Cynthia Homan, and unanimously resolved:  
 TO amend resolution 2021-590.

TO add the following paragraph at the end of the resolution:

"That the work authorized under permit 2022-00137 for the construction of a multi-residential building be completed in accordance with the deadlines established in the Permits and Certificates by-law (PC-2788)".

**2023-588**

**REPEAL THE RESOLUTION 2018-495 FOR A CONDITIONAL USE AT 39 DRAYTON AVENUE**

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It is moved by Councillor Kelly Thorstad-Cullen,  
 Seconded by Councillor Cynthia Homan, and unanimously resolved:  
 TO repeal the resolution 2018-495 adopted June 4, 2018 for a Conditional Use at 39 Drayton Avenue.

**2023-589**

**ADOPTION OF THE RESOLUTION FOR A SPECIFIC CONSTRUCTION, ALTERATION OR OCCUPANCY PROPOSAL FOR AN IMMOVABLE (SCAOPI) AT 160 STILLVIEW AVENUE AUTHORIZING A MODULAR FACILITY FOR THE TEMPORARY RELOCATION OF THE CURRENT EMERGENCY DEPARTMENT, THE HOSTING OF A FAMILY MEDICINE GROUP IN PARTNERSHIP WITH MCGILL UNIVERSITY AND THE DEVELOPMENT OF A RAPID ACCESS CLINIC (RAC) - PHASE 1 OF THE OVERALL PROJECT TO EXPAND THE EMERGENCY DEPARTMENT AND OPTIMIZE THE VARIOUS SERVICES AND DEPARTMENTS OF THE LAKESHORE GENERAL HOSPITAL**

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WHEREAS a request to allow project for a Specific Construction, Alteration or Occupancy Proposals for an Immovable (SCAOPI) has been submitted to the Planning Department for the building located at 160 Stillview Avenue;

WHEREAS the overall project number 235 under the management of the Société québécoise des infrastructures consists of:

- The construction of a new 42-stretcher emergency room,
- The construction of a 12-bed short-stay hospitalization unit;
- The construction of a 6-bed brief intervention unit.

WHEREAS the objective of the overall project is to improve practice conditions and the provision of medical services to the population served;

WHEREAS the new work environment that will be put in place once the overall redevelopment project for the Lakeshore General Hospital has been completed is intended to enable optimal delivery of hospital services in terms of quality, accessibility, functionality, organization of care, safety, infection prevention and control, efficiency and effectiveness of services rendered;

WHEREAS phase 1 of project number 235 concerning the Montreal West Island CIUSSS, authorized by the Ministère de la Santé et des Services sociaux (MSSS), consists of the addition of new modular facilities to be installed on LGH's P1 parking lot;

WHEREAS the hospital's current emergency department is located in a temporary modular extension installed in the 1980s, and this space is now considered obsolete;

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WHEREAS the new temporary modular facilities in phase 1 of the project is intended to make it possible to:

- Temporarily relocate the emergency department;
- Accommodate, in partnership with McGill University, the future Groupe de médecine de famille universitaire (GMF-U),
- Set up a Rapid Access Clinic (RAC);

WHEREAS a temporary COVID-19 unit has been installed on the hospital grounds in 2020;

WHEREAS, in accordance with Section A - 4.5 b) of Appendix 4 of Zoning By-law PC-2775 entitled "Classification of Public Uses", the proposed use is an integral part of Class B - public uses under the aegis of a governmental or non-profit body and intended for health and social services;

WHEREAS the Phase 1 project, as presented by the Montreal West Island CIUSSS, does not comply with all applicable planning by-laws, in particular with respect to:

- The temporary use of modules to complete optimization work at the Lakeshore General Hospital (LGH);
- The combustibility of materials used in the construction and assembly of modular installations temporarily located on parking lot P1;
- The use of exterior staircases to provide access to the upper floor of modular installations, when such staircases are only permitted to provide access to the first floor of a building or to a lower level;
- Temporary expansion of parking spaces P2 and P4.

WHEREAS the temporary modular installations proposed for phase 1 of the project complies with the 2015 Quebec Construction Code (QCC);

WHEREAS the modules will be installed on piles;

WHEREAS a new parking lot with 91 parking spaces will be built near Stillview Avenue to compensate for the loss of the hospital's P1 parking lot;

WHEREAS the provisions of Specific Construction, Alteration or Occupancy Proposals for an Immovable (SCAOPI) By-law PC-2957 allow for the analysis of projects that do not conform to current by-laws, provided the project respects the objectives of the Master Plan PC-2768 and, when applicable, those of a Specific Planning Programme (SPP);

WHEREAS the project presented complies with the objectives of Planning Program PC-2768;

WHEREAS the favorable recommendation made by the Planning Advisory Committee (PAC) on the project as presented at its working meeting held on November 13, 2023;

WHEREAS in accordance with the provisions of PL 16, the characteristics of the submitted project exempt it from the public consultation procedure as well as that of persons qualified to vote.

It is moved by Councillor Kelly Thorstad-Cullen,

Seconded by Councillor Cynthia Homan, and unanimously resolved:

THAT said Specific Construction, Alteration or Occupancy Proposals for an Immovable (SCAOPI) be authorized under the following conditions:

TO authorize the first phase of the project consisting of the construction of modular facilities to relocate the emergency department, accommodate a new university family medicine group (GMF-U) and set up a rapid access clinic (CAR), all as described in the following documents received by the Planning Department:

- PL\_160 Stillview\_synthèse\_projet\_2023-11-01 (2p)
- PL\_160 Stillview\_nouveau\_stationnement\_2023-10-23 (1p)
- PL\_160 Stillview\_étude\_arboricole\_2023-10-26 (3p)
- PL\_160 Stillview\_mobilisation\_Phase I\_Phase II\_2023-10-23 (3p)
- PL\_160 Stillview\_implantation\_2023-09-18 (1p)
- PL\_160 Stillview\_élévations\_2023-09-18 (2p)
- PL\_160 Stillview\_voie\_incendie\_2023-10-25 (1p)

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All under the following conditions:

- THAT the expansion of parking lots P2 and P4 at the Lakeshore General Hospital be designed in such a way as to minimize the negative impacts of vehicular traffic movements on the LGH site with the surrounding residential areas;
- THAT 4-season landscaping between the P2 and P4 parking lot extensions and the public right-of-way on Stillview Avenue, which has received a favorable recommendation from the City of Pointe-Claire's Arboriculture and Horticulture Team from the Public Works Department, be completed by the end of summer 2024;
- THAT the landscaping plan to be proposed may as soon as possible:
  - o Improve the quality of the active mobility experience on Stillview Avenue;
  - o Mitigate constraints while facilitating cohabitation between LGH and neighboring residential areas.
- THAT the landscaping plan to be implemented at the interface of the P2 and P4 traffic areas and parking lots and Stillview Avenue enhance and reinforce the presence of existing significant landscape elements such as the low wall;
- THAT the minimum number of parking spaces reserved for people with reduced mobility be maintained, and that new spaces are quickly created near the building entrances to replace those that will be removed from parking lot P1 with the installation of modular facilities;
- THAT different parking and gate management strategies be put in place (e.g., valet parking, pricing, etc.) to ensure that available parking spaces are efficiently allocated to staff, hospital service users and visitors;
- THAT a roof-type protective structure be installed over the exterior stairwells of the modular facilities to minimize weather-related constraints;
- THAT a management and maintenance strategy for the exterior staircases be put in place in order to maintain them in good condition and to ensure that they can be used at all times as functional and utilitarian evacuation routes;
- THAT the existing fire lane on the LGH site remains accessible and complies at all times with Construction By-law PC-2786;
- THAT the trees to be protected identified in the arboricultural study submitted by the Montreal West Island CIUSSS be subject to measures to ensure their adequate protection for the duration of the site development work, all in accordance with the recommendations made in the arboricultural report and reinforced by the Arboriculture and Horticulture Team of the the City of Pointe-Claire's Public Works Department;
- THAT the existing temporary modular expansion housing the emergency department (installed in the 1980s), the temporary COVID-19 unit (installed in 2020) and the proposed modular buildings all be dismantled and removed from the site upon completion of the various phases of the hospital expansion and redevelopment work (project 235);
- THAT this resolution, adopted pursuant to By-law PC-2957 on Specific Construction, Alteration or Occupancy Proposals for an Immovable, be reviewed for conformity with the Land-use planning and development concept of the Montreal Agglomeration, and with the provisions of the applicable complementary document.

**2023-590**

AWARD A CONTRACT FOR THE SUPPLY OF PROFESSIONAL REAL ESTATE APPRAISAL AND BUILDING INSPECTION SERVICES, TO PARIS, LADOUCEUR & ASSOCIÉS INC., FOR A TOTAL AMOUNT OF \$ 197,903.25, TAXES INCLUDED

It is moved by Councillor Kelly Thorstad-Cullen,  
Seconded by Councillor Cynthia Homan, and unanimously resolved:  
TO award a contract for the supply of professional real estate appraisal and building inspection services (UP230002), to the bidder having obtained the highest score on the quality committee, being PARIS, LADOUCEUR & ASSOCIÉS INC., for a total amount of \$ 197,903.25, taxes included.

TO charge this expense to Budget Accounts 02-611-00-422, 02-611-00-426 and 02-61100-431 according to the approximate quantities mentioned in the Tender form and the unit prices submitted, subject to the adjustments provided for in the tender documents.

**2023-591**

APPROVE A LEASE TO BE ENTERED INTO BETWEEN THE CITY OF POINTE-CLAIRE AND OTIS GRANT, CARRYING ON BUSINESS UNDER THE LEGAL NAME OF GRANT BROTHERS AMATEUR BOXING PROGRAM, REGARDING BOXING CLASSES AND TRAINING SESSIONS AT THE OLIVE-URQUHART SPORTS CENTRE

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO approve a lease to be entered into between the City of Pointe-Claire and Otis Grant, carrying on business under the legal name of Grant Brothers Amateur Boxing Program (NEQ: 1178000379), regarding boxing classes and training sessions offered by the Grant Brothers Amateur Boxing Program at the Olive-Urquhart Sports Centre, to the extent that the content of the lease remains substantially in conformity with the draft provided to Council.

To authorize the Mayor, or in his absence the Pro-Mayor, and Mr. Gilles Girouard, Assistant City Manager, to sign said lease for and in the name of the City of Pointe-Claire.

**2023-592**

APPROVE A SPONSORSHIP TO THE POINTE-CLAIRE AMATEUR SOCCER ASSOCIATION (SPORTS-EXPERTS)

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO approve a three-year Sports Experts Exclusive Partner Club sponsorship (2023-12-10 to 2026-11-30) for the Pointe-Claire amateur Soccer association. The amount of the sponsorship is \$ 60,000 over three years.

**2023-593**

APPROVE A SPONSORSHIP TO THE POINTE-CLAIRE AMATEUR SOCCER ASSOCIATION (OAKROAD LOGISTICS)

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO approve an exclusive Club Partner sponsorship with the organization Oakroad Logistics for a three-year period (2023-12-10 to 2026-11-30) for the Pointe-Claire amateur Soccer association. The amount of the sponsorship is \$36,000 over three years.

**2023-594**

AWARD A CONTRACT FOR LIFEGUARD CERTIFICATION, TO THE SOCIÉTÉ DE SAUVETAGE, FOR A TOTAL AMOUNT OF \$72,500, TAXES INCLUDED

It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO award a contract for lifeguard certification, to the SOCIÉTÉ DE SAUVETAGE, being the sole supplier, for a total amount of \$72,500, taxes included.

TO charge this expense to Budget Accounts 02-701-16-458 and 02-701-16-666.

**2023-595**

APPROVE THE SELECTION CRITERIA TO BE USED WITHIN THE FRAMEWORK OF A CALL FOR TENDERS TO BE LAUNCHED FOR PROFESSIONAL SERVICES FOR THE RENTAL, INCLUDING INSTALLATION AND REMOVAL, OF AN EXTERIOR REFRIGERATED SKATING RINK AND AN EXTERIOR REFRIGERATED SKATING PATH

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It is moved by Councillor Paul Bissonnette,  
Seconded by Councillor Brent Cowan, and unanimously resolved:  
TO authorize the use of the system of evaluation and of call for tenders provided for in section 573.1.0.1 of the Cities and Towns Act, (system known as "call for quality tenders for an envelope including the price".) within the framework of the awarding of a contract for the provision of professional services of a professional firm for the rental, including installation and removal, of an exterior refrigerated skating rink and an exterior refrigerated skating path.

TO approve the selection criteria to be used in connection with the call for tenders to be launched for this purpose such as those appearing in the "Description" section of the decision making file.

**2023-596**

**CLOSURE**

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It is moved by Councillor Tara Stainforth,  
Seconded by Councillor Eric Stork, and unanimously resolved:  
TO hereupon adjourn this meeting at 10:05 p.m.

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Tim Thomas, Mayor

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Me Caroline Thibault, City Clerk